



ENVIRONMENTAL PLANNING COMMISSION
A C T I O N S H E E T
Thursday, September 21, 2006

Plaza del Sol Hearing Room

Lower Level
600 2nd Street NW

MEMBERS PRESENT:

Jeffrey Jesionowski, Chairman
James Grout, Vice Chair
Laurie Moye
Jonathan Siegal
Ishmael Valenzuela
Klarissa Pena
Virginia Klebesadel
Larry Chavez

MEMBERS ABSENT:

RECORDING SECRETARY: April Candelaria

1. Call to Order. 8:35 a.m.

- A. Announcement of Changes and/or Additions to the Agenda
- B. Approval of the Amended Agenda (**APPROVED**)
- A. Approval of Minutes for July 20, 2006 and August 3, 2006. (**APPROVED**)

- 2. Project #1004905**
06EPC 00697 EPC
Sector Development Plan
06EPC 00698 EPC
Establishment of Zoning
- The City of Albuquerque requests approval of the Volcano Heights Sector Development Plan. The Plan area includes all properties within a geographical area whose boundaries are generally described as:**
- From the Northwest corner of the map below go South along the Western boundary of subdivision *The Trails Unit 3*, then West along the edge of the Petroglyph National Monument (PNM) and South along the PNM border, continue South along the boundary of the City and the City of Albuquerque Open Space, then east along the boundary of the City Open Space and the City of Albuquerque, South along the boundary of SAD 227, then east and north along the boundary of the Petroglyph National Monument, then due West along a straight line caused by the extension of the line between Ventana West and Universe on Paseo del Norte, continue West along Paseo del Norte/easement to the start point. **(WITHDRAWN)**
- 3. Project # 1005049***
06EPC-01109 EPC Site Development
Plan-Building Permit
- BRISCOE ARCHITECTS agents for VINTAGE CAPITAL GROUP request the above action for all or a portion of Block 2, Tracts M, R, S-1, S-2, **Far North Shopping Center**, zoned C-2 & C-3 Shopping Center, located on SAN MATEO BLVD. NE, between ACADEMY NE and HARPER NE, containing approximately 19 acres. (E-18) Maggie Gould, Staff Planner **(DEFERRED TO OCTOBER 19, 2006)**
- 4. Project # 1004354***
06EPC-01108 EPC Site Development
Plan-Building Permit
06EPC-01107 EPC Site Development
Plan-Subdivision
- TIERRA WEST LLC agents for KRANIA LLC request the above actions for all or a portion of Lot 27, Tract O, **Original Townsite of Westland**, zoned SU-2 for IP, located on 98TH ST. NW, between CENTRAL AVE. NW and VOLCANO ROAD NW, containing approximately 9 acres. (K-9) Petra Morris, Staff Planner **(APPROVED WITH CONDITIONS)**
- 5. Project # 1000365**
06EPC-01110 Zone Map Amendment
- MASTERWORKS ARCHITECTS INC. agents for TUAN VAN HUYNH request the above actions for all or a portion of Lots 2-4 & 19-21, Block 1, **Unity Addition**, a zone map amendment from SU-1/C-1 & Vehicle Sales to SU-1/R-T, located on PENNSYLVANIA ST. SE, between CENTRAL AVE SE and ZUNI RD. SE, containing approximately 1 acre. (K-19) Maggie Gould, Staff Planner **(WITHDRAWN)**

6. Project # 1005043

06EPC-01090 Zone Map Amendment
06EPC 01223 EPC Site Development Plan-
Building Permit

ANA ANAYA request the above action for all or a portion of Lot 6, Block 6, **Terrance Addition**, a zone map amendment from SU-2/DR to SU-2 for SU-1 for B & B, located on LEAD, between UNIVERSITY BLVD. and MESA, containing approximately 1 acres. (K-15) Petra Morris, Staff Planner **(DEFERRED TO OCTOBER 19, 2006)**

7. Project # 1000771

06EPC-01105 EPC Site Development
Plan-Subdivision
06EPC-01106 EPC Site Development
Plan-Building Permit

TIERRA WEST LLC agents for BEAZER HOMES request the above actions for all or a portion of Tract C, **Cottonwood Pointe**, zoned SU-1 for R-2, C-2 and IP uses, located on EAGLE RANCH RD. NW, between IRVING BLVD. NW and the CALABACILLAS ARROYO, containing approximately 7 acres. (B-13) Catalina Lehner, Staff Planner **(DEFERRED TO NOVEMBER 16, 2006)**

8. Project # 1001620

06EPC-01144 Text Amendment

COA/PLANNING DEPARTMENT agent(s) for COA/CITY COUNCIL request the above action(s) for Amending Section 14-16-3-17 ROA 1994 of the Zoning Code regarding the concealment of wireless telecommunications facilities. City Wide. Stephanie Shumsky, Staff Planner **(DEFERRED TO OCTOBER 19, 2006)**

9. Project # 1002455

06EPC-00458 EPC Site
Development Plan-Building Permit
06EPC-01076 EPC Site
Development Plan-Subdivision

TAFAZZUL HUSSAIN, agent for DOUGLAS W. SIMMS, requests the above actions for all or a portion of Lot 5, **JJ Subdivision**, zoned SU-1 for C-1 Uses, located on the south side of SAN ANTONIO DR., NE, between I-25 and SAN PEDRO DR. NE, containing approximately 2 acres. (E-18) Carmen Marrone, Staff Planner **(DEFERRED TO OCTOBER 19, 2006)**

10. Project # 1000122

06EPC-00957 EPC Sector
Development Plan/Zone Map
Amendment

ABQ ENGINEERING, INC. agents for CV LAND AND DEVELOPMENT request the above action for all or a portion of Tracts 1C, **Edens Lands**, zoned SU-1 for O-1 Permissive Uses to RA-1, located south of I-40 between Gabaldon Road and the Duranes Ditch, between and, containing approximately 3 acres. (K-12) Petra Morris, Staff Planner **(WITHDRAWN)**

11. Project # 1001620

06EPC-00958 Text Amendment

Text Amendment to Section 14-16-3-5 General Sign Regulations and to Sections 14-16-1-5 through 14-16-2-26, 14-16-3-2 through 14-16-3-12 to create comprehensive signage regulations that restrict height, area and numbers of free-standing signs per permissive based on use, zoning category and building size. Russell Brito, Staff Planner **(DEFERRED TO OCTOBER 19, 2006)**

12. Project # 1004647

06EPC-00066 EPC Site

Development Plan-Building Permit

CONSENSUS PLANNING, INC. agents for LA ORILLA GROUP LLC request the above action for all or a portion of Lot 10B, **Bosque Plaza**, zoned C-1(SC), located on COORS BLVD. NW, between LA ORILLA ROAD NW and BOSQUE PLAZA LANE NW, containing approximately 2 acres. (E-12) Catalina Lehner, Staff (**APPROVED WITH CONDITIONS**)

13. Project # 1004831

06EPC-00959 Text Amendment

COA/CONSTRUCTION SERVICES DIVISION, requests the above action to amend Chapter 14, Article 14, ROA 1994, the Subdivision Ordinance, to include new definitions and methodology relative to subdivision monument requirements. Carmen Marrone, Staff Planner (**RECOMMENDED APPROVAL TO THE CITY COUNCIL**)

14. Project # 1004976

06EPC-00424 EPC Site

Development Plan-Subdivision

06EPC-00425 EPC Site

Development Plan-Building Permit

H. BARKER ARCHITECTS agents for CALABACILLAS GROUP request the above actions for all or a portion of Tracts A-1, B-1 and C-1, and drainage right-of-way and easements, zoned C-2 (SC) located on GOLF COURSE RD. NW, between BENTON AVE. NW and WESTSIDE BLVD. NW, containing approximately 15 acres. (A-12) Catalina Lehner, Staff Planner (**APPROVED WITH CONDITIONS**)

15. Project # 1001150

06EPC-00624 EPC Site

Development Plan- Building Permit

06EPC-00625 EPC Site

Development Plan-Subdivision

TIERRA WEST LLC agent for VISTA DEL NORTE DEVELOPMENT LLC requests the above actions for all or a portion of Lot M-1, **Vista del Norte Subdivision**, zoned SU-1 for C-2 Uses Except Alcoholic Drink Sales for Off -Premise Consumption within 600' of Residentially Zoned Property, Drive-Up or Drive-Thru Liquor Sales are Not Permitted, located on OSUNA RD NE, between the NORTH DIVERSION CHANNEL and VISTA DEL NORTE NE, containing approximately 22 acres. (E-16) Stephanie Shumsky, Staff Planner (**DEFERRED TO NOVEMBER 16, 2006**)

16. Project # 1004663

06EPC-00108 Zone Map

Amendment

JONATHAN & NINA LE request a zone map amendment from O-1 to C-1, for all or a portion of Lots 5-8, Block 8 and Lots 7-9, Block 8A, **La Mesa Subdivision**, located on LOUISIANA BLVD. NE, between DOMINGO ROAD NE and COPPER AVE. NE, containing approximately 1 acre. (K-19) Carmen Marrone, Staff Planner (**WITHDRAWN**)

17. OTHER MATTERS

ADJOURNED AT 1:47 P.M.